



## Town of Monson Planning Board

110 Main Street  
Monson, MA 01057

413-267-4111

**RECEIVED**

MAY 15 2023 11:45 AM

TOWN CLERK, MONSON, MA

### AGENDA

**REVISED MEETING AGENDA FOR TUESDAY MAY 16<sup>th</sup>, 2023 AT 7:00PM  
TOWN OFFICE BUILDING, SELECTBOARD MEETING ROOM  
110 MAIN STREET, MONSON**

The listings of matters are those reasonably anticipated by the Chair, which may be discussed at the meeting. Not all items listed may in fact be discussed and other items not listed may also be brought up for discussion to the extent permitted by law.

**7:00 PM – 1 GREEN STREET** - (*Continued from April 18<sup>th</sup>, 2023*) In accordance with the provisions of M.G.L. Chapter 40A, the Monson Planning Board will hold a Public Hearing on April 18<sup>th</sup>, 2023, at 7:00 P.M. in the Select Board Meeting Room, Town Administration Building 110 Main Street on the application of Lord Boucher, LLC for a Special Permit with Site Plan Approval provided by § 7.3 and 7.4 of the Monson Zoning Bylaws. The applicant is seeking to convert an existing mixed-use property from one residence and three commercial spaces to three residences and 1 commercial space. The property is located at 1 Green Street assessors map 115, Parcel 181. Advertise Palmer Journal 03/30/2023 & 04/06/2023.

**7:10 PM – FLOODPLAIN BYLAW** - In accordance with the provisions of M.G.L. Chapter 40A, Section 5, the Monson Planning Board will hold a Public Hearing on Tuesday, May 16<sup>th</sup>, 2023 at 7:10 P.M. in the Select Board Meeting Room, Town Administration Building 110 Main Street. It is proposed to Amend the Monson Zoning Bylaws by adding new sections to 1.7 Definitions and make modifications as drafted to §4.1 Floodplain. A copy of the complete text of the proposed bylaw is on file with the Monson Town Clerk, the Planning Board and is available on the Town website. Advertise Turley Publications: 04/27/2023 and 05/04/2023.

**55 WILBRAHAM ROAD** - Bowden Solar, LLC is requesting the deposit associated with the Planting Surety Agreement be released. Requested by Jake Carney.

**MEMBER REAPPOINTMENT** – To discuss the Board's recommendation for the reappointment of Paul Hatch and Kevin Haley.

**OPEN MEETING LAW COMPLAINT** – To discuss and address an Open meeting law complaint that has been filed.

**Other Business:**

ANR Plan – Longview drive

Correspondence

Minutes for March 21<sup>st</sup>, 2023 to be approved

Minutes for April 18<sup>th</sup>, 2023 to be approved

Bill Schedule for Turley Publications for \$106.96

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Respectfully Submitted,

Penny L. Gustafson

Planning Board Clerk

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**Fax 267-4108**

## **PUBLIC HEARING NOTICE**

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Craig, Chairman

Advertise Palmer Journal 03/30/2023 & 04/06/2023.

**WITH THE AGREEMENT OF ALL PARTIES THE ABOVE REFERENCED PUBLIC HEARING IS CONTINUED TO MAY 16<sup>th</sup>, 2023 AT 7:00 P.M. IN THE PUBLIC MEETING ROOM, TOWN OFFICE BUILDING, 110 MAIN STREET MONSON.**

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Craig Sweitzer, Chairman

Advertise Turley Publications: 04/27/2023 and 05/04/2023

Monson Planning Board